

Facility Assessment Report

This report contains the detailed findings of the facility condition assessment completed on the date noted in the document footer. Assessors rate each facility item by visual observation only; they do not test the operation of equipment or perform destructive testing of walls, ceilings, or floors. Each facility item is ranked on a 7-point scale: a rank 7 means the item is new or in like-new condition and no work is required while rank 1 means the item has failed and has led to an immediate life safety condition¹. The remaining ranks generally mean that the item requires regular maintenance (rank 5 or 6) or full replacement (rank 2, 3 or 4). To enhance reporting and capital planning analysis, each assessed item must also be assigned a recommended replacement range (used to specify the time span, in years, before replacement is recommended). Definitions for Quantity and Unit of Measure (UOM) can be found at the end of this report.

For additional detail and definition on rank values as they relate to each assessed item or the recommended replacement range, please visit the "CPS Guide to Biennial Facility Assessments" found on the Facilities Standards webpage under CPS Policies and Guidelines at <http://www.cps.edu/facilityassessment>.

Campus Summary			
BuildingName	Year Constructed	Number of Floors	Building Area (Sq Ft)
Main	1895	3	51,852
Campus Total			51,852

Category : Exterior

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Entrance							
	Exterior Doors - Exterior FRP Door	1	2	EA	6	10+ years	
	Exterior Doors - Side lite	1	2	EA	6	10+ years	
	Exterior Doors - Transom Lite	1	2	EA	6	10+ years	
	Ramps - Concrete	1	16	LF	7	10+ years	
	Exterior Doors - Exterior Steel Door	1st Floor Fire Escape	1	EA	5	0-1 year	Frame deterioration w/rust and minor signs of corrosion
	Exterior Doors - Side lite	1st Floor Fire Escape	1	EA	5	0-1 year	Frame deterioration
	Exterior Doors - Transom Lite	1st Floor Fire Escape	1	EA	5	0-1 year	Frame Rusted/Corroded
	Exterior Doors - Exterior Steel Door	2	1	EA	5	2-5 years	Weather Exposed/Rotting frame. Caulking missing
	Exterior Doors - Transom Lite	2	1	EA	5	2-5 years	Weather Exposed/rotting and deteriorating frame
	Exterior Doors - Exterior Steel Door	2nd Floor Fire Escape	1	EA	5	2-5 years	Frame: rust/corrosion/rot deterioration. Door: Minor paint/Repair
	Exterior Doors - Transom Lite	2nd Floor Fire Escape	1	EA	5	0-1 year	Aged/outdated Wood window
	Exterior Doors - Exterior Steel Door	3	2	EA	6	10+ years	
	Exterior Doors - Exterior Steel Door	3rd Floor Fire Escape	1	EA	5	2-5 years	Frame: Rust/Corroded/Deterioration. Door: minor repair/Paint
	Exterior Doors - Transom Lite	3rd Floor Fire Escape	1	EA	4	0-1 year	Aged/outdated window
	Exterior Stairs - Concrete	3rd Floor Fire Escape	4	LF	5	2-5 years	
	Exterior Doors - Exterior Steel Door	4 - Boiler Room	1	EA	4	0-1 year	Deteriorated
	Exterior Stairs - Concrete	4 - Boiler Room	3	LF	4	0-1 year	Cracked broken
	Exterior Doors - Exterior Steel Door	5	1	EA	6	10+ years	

Category : Exterior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Exterior Doors - Transom Lite	5	1	EA	6	10+ years	
	Exterior Doors - Exterior FRP Door	6	2	EA	6	10+ years	
	Exterior Doors - Side lite	6	2	EA	7	10+ years	
	Exterior Doors - Transom Lite	6	2	EA	6	10+ years	
	Ramp Handrail - Steel_Ramp Handrail	6	8	LF	6	2-5 years	
	Ramps - Steel or Aluminum	6	4	LF	6	10+ years	
	Entrance Control - Audio and Video	7 - Main	1	EA	6	10+ years	
	Exterior Doors - Exterior FRP Door	7 - Main	2	EA	6	10+ years	
	Exterior Doors - Side lite	7 - Main	2	EA	6	6-10 years	
	Exterior Doors - Transom Lite	7 - Main	2	EA	6	10+ years	
	Power Door Operator and Controls	7 - Main	1	EA	7	10+ years	
	Ramp Handrail - Steel_Ramp Handrail	7 - Main	32	LF	6	10+ years	
	Ramps - Concrete	7 - Main	20	LF	6	2-5 years	
	Ramps - Concrete	7 - Main	10	LF	4	1-2 years	Cracked
	Entrance Control - Audio and Video	8	1	EA	7	10+ years	
	Exterior Doors - Exterior FRP Door	8	2	EA	6	10+ years	
	Exterior Doors - Side lite	8	2	EA	7	10+ years	
	Exterior Doors - Transom Lite	8	2	EA	7	10+ years	
	Power Door Operator and Controls	8	1	EA	7	6-10 years	
	Ramp Handrail - Steel_Ramp Handrail	8	32	LF	5	2-5 years	Re-securing/Paint: loose/woobly
	Ramps - Concrete	8	16	LF	7	10+ years	
Fire Escape							
	Fire Escape	East Façade	78	LF	5	2-5 years	
Foundation							
	Foundation - Masonry	Entire Building	646	LF	7	10+ years	
	Foundation - Masonry	Entire Building	30	LF	5	1-2 years	Cracking/chipping - epoxy/Seal
	Superstructure - Steel with Clay Tile Arch	Entire Building	51,852	SF	7	10+ years	
Lighting							
	Exterior Lighting - Wall Mounted	Entire Building	12	EA	6	6-10 years	Quantity Adjusted
	Exterior Lighting - Wall Mounted	Entire Building	1	EA	4	0-1 year	Fixture outdated/broken globe/broken lamp and weather exposed
Roof System							
	Access Ladder - Metal	A	1	EA	7	10+ years	Ladder could be heavier gauge metal - flimsy at top but all n all does well as vertical circulation
	Access Ladder - Wood	A	1	EA	4	0-1 year	Lean-Too wood ladder - Ladder rung is uneven, with a splitting members. Nailed as opposed to screwed construction.

Category : Exterior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Coping - Terra Cotta	A	337	LF	6	10+ years	
	Downspouts - Exterior Downspouts	A	146	LF	6	10+ years	
	Parapet - 16" - 30" Height	A	137	LF	7	10+ years	
	Parapet - 16" - 30" Height	A	100	LF	5	2-5 years	
	Parapet - 16" - 30" Height	A	100	LF	5	2-5 years	
	Roof - Modified Bitumen	A	5,360	SF	6	6-10 years	
	Roof Hatch - Metal	A	1	EA	7	10+ years	Hatch only accesses attic space
	Roof Structure - Steel with Clay Tile Arch	A	5,360	SF	7	10+ years	
	Access Ladder - Metal	B	1	EA	4	1-2 years	Loose
	Coping - Clay Tile	B	42	LF	6	10+ years	
	Coping - Terra Cotta	B	174	LF	6	10+ years	
	Downspouts - Exterior Downspouts	B	178	LF	6	10+ years	
	Parapet - 16" - 30" Height	B	188	LF	6	10+ years	
	Parapet - Parapet < 16" Height	B	28	LF	6	10+ years	
	Roof - Modified Bitumen	B	3,267	SF	6	6-10 years	
	Roof Hatch - Metal	B	1	EA	7	10+ years	
	Roof Structure - Steel with Clay Tile Arch	B	3,267	SF	7	10+ years	
	Coping - Stone	C	61	LF	6	10+ years	
	Downspouts - Exterior Downspouts	C	19	LF	6	6-10 years	
	Parapet - Parapet < 16" Height	C	61	LF	6	10+ years	
	Roof - Modified Bitumen	C	434	SF	6	6-10 years	
	Roof Structure - Steel with Clay Tile Arch	C	434	SF	7	10+ years	
	Access Ladder - Metal	D	1	EA	7	10+ years	
	Access Ladder - Metal	D	1	EA	7	10+ years	
	Coping - Clay Tile	D	42	LF	6	10+ years	
	Coping - Terra Cotta	D	30	LF	6	10+ years	
	Coping - Terra Cotta	D	144	LF	6	10+ years	
	Downspouts - Exterior Downspouts	D	178	LF	6	10+ years	
	Parapet - 16" - 30" Height	D	188	LF	6	6-10 years	Joints receding/deteriorating
	Parapet - Parapet < 16" Height	D	28	LF	6	10+ years	
	Roof - Modified Bitumen	D	3,267	SF	6	6-10 years	
	Roof Hatch - Metal	D	1	EA	7	10+ years	
	Roof Structure - Steel with Clay Tile Arch	D	3,267	SF	7	10+ years	
	Coping - Stone	E	61	LF	6	10+ years	
	Downspouts - Exterior Downspouts	E	19	LF	6	6-10 years	
	Parapet - 16" - 30" Height	E	61	LF	6	10+ years	
	Roof - Modified Bitumen	E	306	SF	6	6-10 years	
	Roof Structure - Steel with Clay Tile Arch	E	306	SF	7	10+ years	
	Coping - Clay Tile	F	28	LF	6	10+ years	
	Coping - Terra Cotta	F	51	LF	6	10+ years	
	Downspouts - Exterior Downspouts	F	16	LF	6	6-10 years	
	Parapet - Parapet < 16" Height	F	79	LF	6	10+ years	
	Roof - Modified Bitumen	F	760	SF	6	6-10 years	
	Roof Structure - Steel with Clay Tile Arch	F	760	SF	7	10+ years	

Category : Exterior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Chimney - Brick Chimney- Concrete/ Mortar Liner	G	50	LF	7	10+ years	
	Chimney - Brick Chimney- Concrete/ Mortar Liner	G	20	LF	5	2-5 years	Brick failure/Cracking w/ Joint deterioration and open joints
	Coping - Clay Tile	G	68	LF	6	10+ years	
	Coping - Terra Cotta	G	48	LF	6	10+ years	
	Downspouts - Exterior Downspouts	G	16	LF	6	10+ years	
	Parapet - Parapet < 16" Height	G	116	LF	6	10+ years	
	Roof - Modified Bitumen	G	1,440	SF	6	6-10 years	
	Roof Structure - Steel with Clay Tile Arch	G	1,440	SF	7	10+ years	
	Coping - Clay Tile	H	46	LF	6	10+ years	
	Coping - Terra Cotta	H	86	LF	6	10+ years	
	Downspouts - Exterior Downspouts	H	16	LF	6	10+ years	
	Parapet - Parapet < 16" Height	H	132	LF	7	10+ years	
	Roof - Modified Bitumen	H	1,464	SF	6	6-10 years	
	Roof Structure - Steel with Clay Tile Arch	H	1,464	SF	7	10+ years	

Walls

	Cornice - Metal Projecting	Entire Building	462	LF	6	10+ years	
	Exterior Walls - Brick	Entire Building	18,965	SF	6	10+ years	
	Exterior Walls - Brick	Entire Building	315	SF	5	2-5 years	
	Exterior Walls - Stone-Cut	Entire Building	2,539	SF	5	2-5 years	

Windows

	Guard - Guards wire guard	Entire Building	1,869	SF	6	2-5 years	
	Lintels - Brick	Entire Building	276	LF	6	10+ years	
	Lintels - Steel	Entire Building	358	LF	6	10+ years	
	Lintels - Stone	Entire Building	170	LF	6	10+ years	
	Skylite - Lexan	Entire Building	27	SF	6	10+ years	Per site engineer asset does not exist - Removed
	Windows - Decorative	Entire Building	171	SF	6	10+ years	
	Windows - Decorative	Entire Building	9	SF	6	10+ years	
	Windows - Insulated Panel	Entire Building	160	SF	6	10+ years	
	Windows - Louver	Entire Building	144	SF	6	10+ years	
	Windows - Sash Aluminum	Entire Building	494	SF	6	10+ years	
	Windows - Sash Aluminum Double-pane	Entire Building	3,936	SF	6	10+ years	

Category : Electrical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Emergency System							
	Emergency A/C Power - Corridors and Stairs	Entire Building	8,562	SF	6	10+ years	Building has EM panel

Category : Electrical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Emergency A/C Power - Gym	Entire Building	1,200	SF	6	10+ years	
	Emergency A/C Power - Lunchrooms	Entire Building	1,003	SF	6	10+ years	
	Emergency A/C Power - Multipurpose Room	Entire Building	4,570	SF	6	10+ years	
	Emergency Battery Packs - Corridors and Stairs	Entire Building	21	EA	6	6-10 years	
	Emergency Battery Packs - Gym	Entire Building	2	EA	6	6-10 years	
	Emergency Battery Packs - Gym	Entire Building	2	EA	2	0-1 year	Older, more than 40 years old, batteries not replaced
	Emergency Battery Packs - Lunchrooms	Entire Building	1	EA	6	6-10 years	
	Emergency Battery Packs - Multipurpose Room	Entire Building	2	EA	6	6-10 years	
	Emergency Battery Packs - Students Toilets	Entire Building	4	EA	6	6-10 years	
	Security System - CCTV	Entire Building	51,582	SF	5	6-10 years	
	Security System - Intrusion Detection	Entire Building	51,582	SF	5	6-10 years	
	Exit Signs - Corridors and Stairs	Entire Building	12	EA	5	6-10 years	Recently serviced
	Exit Signs - Corridors and Stairs	Entire Building	10	EA	2	0-1 year	No battery pack
	Exit Signs - Gym	Entire Building	2	EA	6	6-10 years	Recently repaired
	Exit Signs - Gym	Entire Building	3	EA	6	6-10 years	
	Exit Signs - Lunchroom	Entire Building	1	EA	6	6-10 years	With battery
	Exit Signs - Multipurpose Room	Entire Building	2	EA	6	6-10 years	
	Automatic Transfer Switch	Mechanical Room	1	EA	4	2-5 years	Older, not reliable
Main Service							
	PA System	Entire Building	51,582	SF	5	6-10 years	
	Independent Electrical Service for emergency power	Mechanical Room	1	EA	4	2-5 years	Not reliable, served by an older ATS, 2 electric meters
	Main Electrical Service - 1200 A 120/208/3PH	Mechanical Room	1	EA	4	2-5 years	More than 50 years old, not reliable, replacement parts difficult to find, corroded
Power Distribution							
	Lighting and Power Panels - 100 A	Entire Building	3	EA	7	10+ years	
	Lighting and Power Panels - 100 A	Entire Building	2	EA	6	6-10 years	Older, occasionally trip
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	3	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	4	EA	6	6-10 years	Recently serviced
	Main Distribution Panels - Less than 400 amp	Entire Building	1	EA	7	10+ years	
	Main Distribution Panels - Less than 400 amp	Entire Building	1	EA	4	2-5 years	Older, corroded, not reliable, occasionally trips
	Transformers - 120/240 - 120/208	Entire Building	1	EA	5	6-10 years	Next to switchgear, previously not assessed, older, not reliable

Category : Fire Protection
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Fire Alarm</u>							
	Fire Alarm Panel	Mechanical Room	1	EA	6	6-10 years	More than 30 years old,not reliable
	Fire Alarm Strobe Lights	Mechanical Room	51,582	SF	6	10+ years	
	Fire Alarm_System	Mechanical Room	51,582	SF	5	6-10 years	
	Fire Pump Controller	Mechanical Room	1	EA	4	2-5 years	Older, 40 years old, not reliable
<u>Pump Room Assembly</u>							
	Fire Pump - Less than 25hp	Fire Pump Room	1	EA	6	10+ years	For dry system
<u>Sprinkler System</u>							
	Dry Sprinkler System	Entire Building	51,582	SF	6	6-10 years	Served by air compressor
	Sprinkler Heads	Entire Building	51,582	SF	4	2-5 years	More than 70 years old, not reliable. Corroded. A few deteriorated sprinklers heads were recently replaced
	Sprinkler Piping	Entire Building	51,582	SF	5	6-10 years	Minor leaks occasionally repaired

Category : Mechanical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Air Conditioning</u>							
	Condensing Unit- Roof Mounted - 5-10 tons	Roof	1	EA	5	6-10 years	Serves fan coil unit in MDF room, assessed by MEP, previously not assessed. Data Aire Inc makes computer room air conditioners, CRACs
<u>Air Handling Systems</u>							
	Air Handling Unit- Built Up-Multi Zone- Double Delivery- Steam Coils - 30001 - 45000 cfm	Basement	1	EA	5	10+ years	Old and well maintained
	Air Intake	Basement	2	EA	5	6-10 years	
	Auxiliaries - 30001 - 45000 cfm	Basement	1	EA	5	10+ years	Well maintained, old
	Return Duct Work - Masonry and Ducts- Missing or Existing Shaft	Basement	100	LF	5	10+ years	Common return from corridor
	Zone Dampers	Basement	34	EA	5	6-10 years	Some are manually adjusted. Functional. BAS controls issue, located in south and north plenum rooms
<u>Boiler Systems</u>							
	Boiler Auxiliary- Scotch Marine- Steam Low	Boiler Room	2	EA	5	6-10 years	

Category : Mechanical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Pressure Boiler - 101 - 150 HP						
	Chemical Feed System	Boiler Room	1	EA	6	10+ years	2016 installation
	Combustion Dampers	Boiler Room	2	EA	6	6-10 years	
	Feed Water Pumps and Tank	Boiler Room	1	EA	4	2-5 years	Corroded tank, old, leaking steam, probably due to failed steam traps
	Non Condensing- Fire Tube- Scotch Marine- Steam- Low Pressure Boiler - 101 - 150 HP	Boiler Room	2	EA	5	10+ years	A few tubes replaced in 2021
	Piping - Condensate Pipe- Steel	Boiler Room	150	LF	5	10+ years	There are a few pipe clamps, functional, no leaks
	Piping - Steam Pipe- Steel	Boiler Room	150	LF	5	10+ years	There are a few pipe clamps
	Steam Traps	Boiler Room	15	EA	5	6-10 years	Occasionally serviced
	Steam Traps	Boiler Room	5	EA	3	0-1 year	Leak, causing feed water tank to leak steam

Heating Devices

	Cabinet Heaters - With Steam Coil	2nd Floor	2	EA	6	10+ years	
	Fin Tube - Electric	Basement	4	LF	6	10+ years	Previously not assessed, in office
	Unit Heater - Steam	Boiler Room	1	EA	4	2-5 years	Older, corroded, not reliable
	Radiators - Steam	Entire Building	5	EA	5	6-10 years	Older, functional, temperatures are difficult to control
	Wall Heater - Electric	Entire Building	1	EA	6	10+ years	
	Wall Heater - Electric	Entire Building	7	EA	5	6-10 years	
	Wall Heater - Electric	Entire Building	5	EA	4	2-5 years	Older, not reliable

Temperature Control

	Electric Thermostat	Entire Building	4	EA	5	6-10 years	Used for Remotely temperature controlled wall heaters
	Pneumatic System	Entire Building	51,582	SF	4	2-5 years	Mostly manually controlled, old
	Thermostats - Pneumatic	Entire Building	8	EA	6	10+ years	
	Thermostats - Pneumatic	Entire Building	24	EA	5	6-10 years	Not callibrated
	Thermostats - Pneumatic	Entire Building	4	EA	4	1-2 years	Leak, not calibrated, old

Ventilation

	Exhaust Fans- Indoor - Less than 500 CFM	Entire Building	3	EA	5	6-10 years	In elevator mechanical room, kitchen
	Exhaust Fans- Roof Mounted - 500 - 1500 CFM	Entire Building	6	EA	6	6-10 years	
	Lab Exhaust Hood	Entire Building	1	EA	6	10+ years	Science Room 208. See also interior assessment for science room 208

Category : Plumbing
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Hot Water						

Category : Plumbing
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Gas Heater - 150000 - 300000 BTU/HR	Boiler Room	1	EA	5	6-10 years	
Piping							
	Domestic Piping-Hot Water Return Lines	Entire Building	51,582	SF	6	10+ years	Occasional leaks repaired
	Domestic Piping-Hot Water Return Risers	Entire Building	51,582	SF	6	10+ years	There are a few pipe clamps
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	51,582	SF	6	10+ years	
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	51,582	SF	6	10+ years	Pipes have internal calcification, up to 50% restriction of flow, compensated for by use of a pressure booster pump
	Domestic Piping-Hot/Cold Water Supply (Risers)	Entire Building	51,582	SF	6	10+ years	
	Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	51,582	SF	6	10+ years	There are a few pipe clamps
	Sanitary Piping	Entire Building	51,582	SF	5	10+ years	
	Storm Piping	Entire Building	51,582	SF	5	10+ years	
	Vent Piping	Entire Building	51,582	SF	5	10+ years	
Pumps							
	Pumps - Domestic Booster Pump-Simplex	Boiler Room	1	EA	6	10+ years	Seals recently repacked
	Pumps - Sump-Simplex	Elevator Pit	1	EA	5	6-10 years	Under elevator
	Pumps - Sump-Simplex	Mechanical Room	1	EA	5	6-10 years	In pit next to feed water tank, collects condensate water from leaking feed water tank. On 5 % of the time. Used frequently, every hour, 24/7

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Administrative Suites/Offices							
	Ceiling - Lay-in	001 Engineers Office	99	SF	6	10+ years	
	Ceiling - Lay-in	001 Engineers Office	16	SF	5	1-2 years	Water damaged and missing tile
	Doors - Wood Doors inclu hw	001 Engineers Office	1	EA	6	10+ years	
	Floor - Tile	001 Engineers Office	115	SF	6	10+ years	
	Lighting - Lay-in	001 Engineers Office	2	EA	6	6-10 years	
	Power Distribution	001 Engineers Office	2	EA	6	10+ years	
	Walls - Plaster/Drywall	001 Engineers Office	405	SF	6	10+ years	
	Work Slnk	001 Engineers Office	1	EA	7	10+ years	
	Ceiling - Lay-in	017 Kitchen Office	60	SF	6	10+ years	
	Doors - Wood Doors inclu hw	017 Kitchen Office	1	EA	6	10+ years	
	Floor - Tile	017 Kitchen Office	60	SF	6	10+ years	
	Lighting - Pendent/Surface	017 Kitchen Office	1	EA	6	6-10 years	

Category : Room

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Walls - Masonry	017 Kitchen Office	136	SF	6	10+ years	
	Walls - Plaster/Drywall	017 Kitchen Office	136	SF	6	10+ years	
	Ceiling - Plaster/Drywall	102B	177	SF	6	10+ years	
	Doors - Transom Window	102B	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	102B	2	EA	6	10+ years	
	Floor - Tile		177	SF	6	10+ years	
	Lighting - Pendent/Surface	102B	1	EA	6	6-10 years	
	Walls - Plaster/Drywall	102B	663	SF	6	10+ years	
	Ceiling - Plaster/Drywall	104B	165	SF	6	10+ years	
	Doors - Transom Window	104B	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	104B	1	EA	6	10+ years	
	Floor - Tile	104B	165	SF	6	10+ years	
	Lighting - Pendent/Surface	104B	1	EA	5	2-5 years	
	Storage/ Closet	104B	4	SF	7	10+ years	
	Walls - Plaster/Drywall	104B	663	SF	6	10+ years	
	AC Unit	105 - Main Office	1	EA	7	6-10 years	
	Ceiling - Lay-in	105 - Main Office	552	SF	6	10+ years	
	Ceiling - Lay-in	105 - Main Office	6	SF	4	0-1 year	Water damage
	Doors - Transom Window	105 - Main Office	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	105 - Main Office	1	EA	6	10+ years	
	Floor - Tile/Sheet	105 - Main Office	543	SF	7	10+ years	
	Floor - Tile/Sheet	105 - Main Office	15	SF	4	0-1 year	Stained flooring
	Lighting - Lay-in	105 - Main Office	6	EA	6	6-10 years	
	Storage/ Closet	105 - Main Office	188	SF	5	10+ years	
	Walls - Plaster/Drywall	105 - Main Office	756	SF	6	10+ years	
	Work Slnk	105 - Main Office	1	EA	7	10+ years	
	AC Unit	105A - Principal's Office	1	EA	7	6-10 years	
	Ceiling - Lay-in	105A - Principal's Office	212	SF	6	10+ years	
	Doors - Wood Doors inclu hw	105A - Principal's Office	1	EA	6	10+ years	
	Floor - Tile	105A - Principal's Office	212	SF	6	10+ years	
	Lighting - Lay-in	105A - Principal's Office	2	EA	6	6-10 years	
	Storage/ Closet	105A - Principal's Office	6	SF	7	10+ years	
	Walls - Plaster/Drywall	105A - Principal's Office	666	SF	6	10+ years	
	Ceiling - Plaster/Drywall	106B	166	SF	6	10+ years	
	Doors - Wood Doors inclu hw	106B	2	EA	6	10+ years	
	Floor - Tile	106B	166	SF	6	10+ years	
	Lighting - Pendent/Surface	106B	1	EA	6	6-10 years	
	Storage/ Closet	106B	4	SF	7	10+ years	
	Walls - Plaster/Drywall	106B	663	SF	6	10+ years	
	AC Unit	107-Counselor Office	2	EA	7	6-10 years	
	Ceiling - Splined	107-Counselor Office	759	SF	6	10+ years	
	Doors - Wood Doors inclu hw	107-Counselor Office	1	EA	6	10+ years	
	Floor - Tile	107-Counselor Office	759	SF	6	10+ years	
	Lighting - Pendent/Surface	107-Counselor Office	14	EA	6	6-10 years	

Category : Room

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Walls - Plaster/Drywall	107-Counselor Office	1,030	SF	6	10+ years	
	Ceiling - Plaster/Drywall	107B	177	SF	6	10+ years	
	Doors - Wood Doors inclu hw	107B	2	EA	7	10+ years	
	Floor - Tile	107B	177	SF	6	10+ years	
	Lighting - Pendent/Surface	107B	1	EA	6	6-10 years	
	Storage/ Closet	107B	4	SF	7	10+ years	
	Walls - Plaster/Drywall	107B	663	SF	6	10+ years	
	Ceiling - Plaster/Drywall	108B - Storage	177	SF	6	10+ years	
	Doors - Wood Doors inclu hw	108B - Storage	2	EA	6	10+ years	
	Floor - Tile	108B - Storage	177	SF	6	10+ years	
	Lighting - Pendent/Surface	108B - Storage	2	EA	6	6-10 years	
	Storage/ Closet	108B - Storage	4	SF	7	10+ years	
	Walls - Plaster/Drywall	108B - Storage	663	SF	6	10+ years	
	Ceiling - Plaster/Drywall	201B	180	SF	6	10+ years	
	Doors - Transom Window	201B	1	SF	7	10+ years	
	Doors - Transom Window	201B	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	201B	2	EA	6	10+ years	
	Floor - Tile	201B	180	SF	6	10+ years	
	Lighting - Pendent/Surface	201B	1	EA	6	6-10 years	
	Storage/ Closet	201B	4	SF	7	10+ years	
	Walls - Plaster/Drywall	201B	663	SF	6	10+ years	
	Ceiling - Plaster/Drywall	202B	180	SF	6	10+ years	peeling
	Doors - Transom Window	202B	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	202B	2	EA	6	10+ years	
	Floor - Tile	202B	180	SF	6	10+ years	
	Lighting - Pendent/Surface	202B	1	EA	6	6-10 years	
	Storage/ Closet	202B	4	SF	7	10+ years	
	Walls - Plaster/Drywall	202B	663	SF	6	10+ years	
	Ceiling - Plaster/Drywall	204B	170	SF	6	10+ years	
	Doors - Steel Doors incl hw	204B	1	EA	6	10+ years	
	Doors - Transom Window	204B	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	204B	2	EA	6	10+ years	
	Floor - Tile	204B	170	SF	6	10+ years	
	Lighting - Pendent/Surface	204B	1	EA	6	6-10 years	
	Power Distribution	204B	4	EA	6	10+ years	
	Storage/ Closet	204B	4	SF	7	10+ years	
	Walls - Plaster/Drywall	204B	663	SF	6	10+ years	
	Ceiling - Plaster/Drywall	302B	180	SF	6	10+ years	
	Doors - Transom Window	302B	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	302B	2	EA	6	10+ years	
	Floor - Tile	302B	180	SF	7	10+ years	
	Lighting - Pendent/Surface	302B	1	EA	6	6-10 years	
	Power Distribution	302B	2	EA	7	10+ years	
	Storage/ Closet	302B	4	SF	7	10+ years	

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Walls - Plaster/Drywall	302B	510	SF	7	10+ years	
	Ceiling - Plaster/Drywall	308B	170	SF	6	10+ years	
	Ceiling - Plaster/Drywall	308B	10	SF	5	10+ years	
	Doors - Transom Window	308B	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	308B	2	EA	6	10+ years	
	Floor - Tile	308B	180	SF	7	10+ years	
	Lighting - Pendent/Surface	308B	1	EA	6	6-10 years	
	Power Distribution	308B	4	EA	7	10+ years	
	Storage/ Closet	308B	4	SF	7	10+ years	
	Walls - Plaster/Drywall	308B	510	SF	6	10+ years	
Gymnasia							
	Ceiling - Plaster/Drywall	303	4,570	SF	6	10+ years	
	Doors - Side-lite	303	40	SF	7	10+ years	
	Doors - Transom Window	303	54	SF	7	10+ years	
	Doors - Wood Doors inclu hw	303	9	EA	6	10+ years	
	Floor - Wood	303	4,570	SF	6	10+ years	
	Lighting - Pendent/Surface	303	17	EA	6	6-10 years	
	Sound System	303	1	EA	7	6-10 years	
	Stage	303	1,066	SF	7	10+ years	
	Stage Curtain	303	2	EA	7	6-10 years	
	Stage Lift	303	1	EA	7	10+ years	
	Stage Lighting System	303	1	EA	7	6-10 years	
	Stage-Stairs - Wood	303	24	LF	7	10+ years	
	Walls - Plaster/Drywall	303	4,410	SF	6	10+ years	
Kitchen							
	Ceiling - Exposed	017 - Basement	486	SF	6	10+ years	
	Doors - Wood Doors inclu hw	017 - Basement	1	EA	6	10+ years	
	Floor - Tile	017 - Basement	486	SF	6	10+ years	
	Lighting - Pendent/Surface	017 - Basement	9	EA	6	6-10 years	
	Serving Line	017 - Basement	9	LF	6	10+ years	
	Walls - Concrete Block	017 - Basement	210	SF	7	10+ years	
	Walls - Masonry	017 - Basement	419	SF	7	10+ years	
	Walls - Plaster/Drywall	017 - Basement	210	SF	6	10+ years	
Locker/Shower Room							
	Accessories	301A	267	SF	7	6-10 years	
	Benches, ped mounted	301A	28	LF	7	10+ years	
	Ceiling - Plaster/Drywall	301A	267	SF	6	10+ years	
	Doors - Transom Window	301A	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	301A	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	301A	267	SF	6	10+ years	

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Lighting - Lay-in	301A	2	EA	6	6-10 years	
	Lighting - Pendent/Surface	301A	4	EA	6	6-10 years	
	Walls - Plaster/Drywall	301A	506	SF	6	10+ years	
	Walls - Vinyl Coated Gypsum Panel	301A	170	SF	6	10+ years	
	AC Unit	301B	1	EA	7	6-10 years	
	Accessories	301B	356	SF	7	6-10 years	
	Benches, ped mounted	301B	14	LF	6	10+ years	
	Ceiling - Plaster/Drywall	301B	356	SF	6	10+ years	
	Doors - Transom Window	301B	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	301B	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	301B	356	SF	6	10+ years	
	Lighting - Lay-in	301B	1	EA	6	6-10 years	
	Lighting - Pendent/Surface	301B	4	EA	6	6-10 years	
	Walls - Plaster/Drywall	301B	740	SF	6	10+ years	
	Walls - Vinyl Coated Gypsum Panel	301B	170	SF	6	10+ years	
Lunch & Multipurpose Room							
	Ceiling - Lay-in	013 Lunch Room	1,003	SF	6	10+ years	
	Doors - Steel Doors incl hw	013 Lunch Room	2	EA	6	10+ years	
	Floor - Tile	013 Lunch Room	1,003	SF	6	10+ years	
	Lighting - Pendent/Surface	013 Lunch Room	15	EA	6	6-10 years	
	Walls - Plaster/Drywall	013 Lunch Room	748	SF	6	10+ years	
	Walls - Vinyl Coated Gypsum Panel	013 Lunch Room	374	SF	6	10+ years	
	Ceiling - Lay-in	016 Servery	710	SF	6	10+ years	
	Floor - Tile	016 Servery	710	SF	6	10+ years	
	Lighting - Pendent/Surface	016 Servery	9	EA	6	6-10 years	
	Walls - Masonry	016 Servery	622	SF	6	10+ years	
	Walls - Vinyl Coated Gypsum Panel	016 Servery	311	SF	6	10+ years	
	Ceiling - Splined	211- Teachers Room	213	SF	6	10+ years	
	Doors - Transom Window	211- Teachers Room	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	211- Teachers Room	1	EA	6	10+ years	
	Floor - Tile	211- Teachers Room	213	SF	6	10+ years	
	Lighting - Pendent/Surface	211- Teachers Room	2	EA	6	6-10 years	
	Storage/ Closet	211- Teachers Room	59	SF	7	10+ years	
	Walls - Plaster/Drywall	211- Teachers Room	759	SF	6	10+ years	
MDF_IDF							
	Doors - Transom Window	207 B	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	207 B	1	EA	6	10+ years	
	Finishes	207 B	180	SF	5	6-10 years	
	Other Cooling Unit	207 B	1	EA	7	6-10 years	Computer cooling system
	Window AC Unit	207 B	1	EA	7	6-10 years	

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Mechanical/ Service Rooms</u>							
	Janitor's Closet	1st Floor	8	SF	7	10+ years	
	Janitor's Closet	2nd Floor	30	SF	7	10+ years	
	Storage Room	3rd Floor	170	SF	7	10+ years	
	Storage Room	3rd Floor	174	SF	7	10+ years	
	Storage Room	3rd Floor	180	SF	7	10+ years	
	Boiler Room	Basement	1,470	SF	7	10+ years	
	Janitor's Closet	Basement	22	SF	7	10+ years	
	Mechanical/ Service Rooms	Basement	80	SF	7	10+ years	
	Mechanical/ Service Rooms	Basement	583	SF	7	10+ years	
	Mechanical/ Service Rooms	Basement	510	SF	7	10+ years	
	Mechanical/ Service Rooms	Basement	821	SF	7	10+ years	
	Storage Room	Basement	94	SF	7	10+ years	
	Storage Room	Basement	95	SF	7	10+ years	
	Storage Room	Basement	85	SF	7	10+ years	
	Storage Room	Basement	186	SF	7	10+ years	
<u>Prep Room</u>							
	Casework	206 B	13	LF	6	10+ years	
	Ceiling - Lay-in	206 B	210	SF	7	10+ years	
	Doors - Wood Doors inclu hw	206 B	1	EA	6	10+ years	
	Floor - Tile	206 B	210	SF	7	10+ years	
	Lighting - Pendent/Surface	206 B	2	EA	7	6-10 years	
	Walls - Plaster/Drywall	206 B	703	SF	7	10+ years	
	Work Sink	206 B	1	EA	7	10+ years	
<u>Restroom</u>							
	Accessories	002	323	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	002	323	SF	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	002	323	SF	6	10+ years	Missing cover
	Floor Drain	002	1	EA	7	10+ years	
	Hand Dryer	002	1	EA	7	6-10 years	
	Lavatory	002	3	EA	7	10+ years	
	Lighting - Pendent/Surface	002	4	EA	5	6-10 years	
	Partitions	002	4	EA	7	10+ years	
	Urinals	002	6	EA	7	10+ years	
	Walls - Structural Glazed Tile	002	640	SF	6	10+ years	
	Water Closet	002	4	EA	7	10+ years	
	Accessories	006 Unisex	77	SF	7	10+ years	
	Ceiling - Exposed	006 Unisex	77	SF	6	10+ years	
	Doors - Wood Doors inclu hw	006 Unisex	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	006 Unisex	77	SF	6	10+ years	
	Floor Drain	006 Unisex	1	EA	7	10+ years	

Category : Room

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Lavatory	006 Unisex	1	EA	6	10+ years	
	Lighting - Pendent/Surface	006 Unisex	1	EA	6	6-10 years	
	Showers	006 Unisex	1	EA	7	10+ years	
	Walls - Structural Glazed Tile	006 Unisex	330	SF	6	10+ years	
	Water Closet	006 Unisex	1	EA	6	10+ years	
	Accessories	018	385	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	018	385	SF	6	10+ years	
	Doors - Wood Doors inclu hw	018	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	018	385	SF	7	10+ years	
	Floor Drain	018	1	EA	7	10+ years	
	Hand Dryer	018	2	EA	7	6-10 years	
	Lavatory	018	3	EA	7	10+ years	
	Lighting - Pendent/Surface	018	7	EA	6	6-10 years	
	Partitions	018	8	EA	7	10+ years	
	Walls - Structural Glazed Tile	018	654	SF	6	10+ years	
	Water Closet	018	8	EA	7	10+ years	
	Accessories	101/Storage	60	SF	5	6-10 years	
	Ceiling - Plaster/Drywall	101/Storage	60	SF	6	10+ years	
	Doors - Wood Doors inclu hw	101/Storage	1	EA	6	10+ years	
	Floor - Tile	101/Storage	60	SF	6	10+ years	
	Lavatory	101/Storage	1	EA	6	10+ years	
	Lighting - Pendent/Surface	101/Storage	1	EA	6	6-10 years	Bathroom currently not in use
	Partitions	101/Storage	1	EA	5	10+ years	
	Walls - Plaster/Drywall	101/Storage	281	SF	6	10+ years	
	Accessories	105A	54	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	105A	54	SF	6	10+ years	
	Doors - Wood Doors inclu hw	105A	1	EA	6	10+ years	
	Floor - Tile	105A	54	SF	6	10+ years	
	Lavatory	105A	1	EA	6	10+ years	
	Lighting - Pendent/Surface	105A	1	EA	5	2-5 years	
	Walls - Plaster/Drywall	105A	271	SF	6	10+ years	
	Walls - Tile Ceramic/ Porcelain	105A	90	SF	6	10+ years	
	Water Closet	105A	1	EA	6	10+ years	
	Accessories	109	93	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	109	93	SF	5	0-1 year	Water damaged
	Doors - Transom Window	109	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	109	1	EA	6	10+ years	
	Floor - Tile	109	53	SF	7	6-10 years	
	Floor - Tile	109	40	SF	4	0-1 year	Damaged tiles
	Lavatory	109	1	EA	6	10+ years	
	Lighting - Pendent/Surface	109	1	EA	6	6-10 years	
	Walls - Plaster/Drywall	109	433	SF	6	10+ years	
	Water Closet	109	1	EA	6	10+ years	
	Accessories	205	230	SF	7	6-10 years	

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Ceiling - Exposed	205	230	SF	6	10+ years	
	Doors - Wood Doors inclu hw	205	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	205	230	SF	6	10+ years	
	Floor Drain	205	1	EA	7	10+ years	
	Hand Dryer	205	2	EA	7	6-10 years	
	Lavatory	205	3	EA	7	10+ years	
	Lighting - Pendent/Surface	205	3	EA	6	6-10 years	
	Partitions	205	3	EA	7	10+ years	
	Urinals	205	6	EA	7	10+ years	
	Walls - Plaster/Drywall	205	192	SF	6	10+ years	
	Walls - Structural Glazed Tile	205	575	SF	6	10+ years	
	Water Closet	205	3	EA	7	10+ years	
	Accessories	209	73	SF	7	6-10 years	
	Ceiling - Exposed	209	73	SF	7	10+ years	
	Doors - Transom Window	209	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	209	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	209	73	SF	6	10+ years	
	Floor Drain	209	1	EA	7	10+ years	
	Lavatory	209	1	EA	6	10+ years	
	Lighting - Pendent/Surface	209	1	EA	6	6-10 years	
	Walls - Structural Glazed Tile	209	414	SF	7	10+ years	
	Water Closet	209	1	EA	6	10+ years	
	Accessories	212	208	SF	7	6-10 years	
	Ceiling - Exposed	212	208	SF	6	10+ years	
	Doors - Wood Doors inclu hw	212	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	212	208	SF	6	10+ years	
	Floor Drain	212	1	EA	7	10+ years	
	Hand Dryer	212	2	EA	7	6-10 years	
	Lavatory	212	3	EA	7	10+ years	
	Lighting - Pendent/Surface	212	2	EA	6	6-10 years	
	Lighting - Wall Mounted	212	3	EA	6	6-10 years	
	Partitions	212	5	EA	7	10+ years	
	Walls - Plaster/Drywall	212	182	SF	6	10+ years	
	Walls - Structural Glazed Tile	212	547	SF	6	10+ years	
	Water Closet	212	5	EA	6	10+ years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Classroom #001 (Music Room)</u>							
	AC Units	Basement	1	EA	7	6-10 years	
	Ceiling - Lay-in	Basement	1,161	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Basement	5	EA	6	10+ years	
	Floor - Tile	Basement	1,161	SF	6	10+ years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Lighting - Pendent/Surface	Basement	14	EA	6	6-10 years	
	Marker Board	Basement	20	LF	6	6-10 years	
	Storage/ Closet	Basement	80	SF	7	10+ years	
	Storage/ Closet	Basement	80	SF	7	10+ years	
	Walls - Masonry	Basement	1,198	SF	6	10+ years	
	Work Sink	Basement	1	EA	7	10+ years	
<hr/>							
Classroom #007 (Science Lab Level 1)							
	AC Units	Basement	1	EA	7	6-10 years	
	Ceiling - Splined	Basement	1,003	SF	6	10+ years	
	Floor - Tile	Basement	1,003	SF	6	10+ years	
	Lighting - Pendent/Surface	Basement	8	EA	7	6-10 years	
	Lighting - Pendent/Surface	Basement	1	EA	6	6-10 years	
	Marker Board	Basement	10	LF	6	6-10 years	
	Walls - Plaster/Drywall	Basement	1,155	SF	6	10+ years	
	Work Sink	Basement	3	EA	7	10+ years	
<hr/>							
Classroom #101 (Art Room)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	18	LF	6	10+ years	
	Ceiling - Splined	1st Floor	753	SF	6	10+ years	
	Doors - Transom Window	1st Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years	
	Floor - Tile	1st Floor	753	SF	6	10+ years	
	Kiln	1st Floor	1	EA	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	6	6-10 years	
	Marker Board	1st Floor	15	LF	6	6-10 years	
	Storage/ Closet	1st Floor	128	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	976	SF	6	10+ years	
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Classroom #102 (Regular Classroom)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	4	LF	6	10+ years	
	Ceiling - Splined	1st Floor	743	SF	6	10+ years	
	Ceiling - Splined	1st Floor	10	SF	5	1-2 years	Damaged tiles
	Doors - Transom Window	1st Floor	18	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	10+ years	
	Floor - Tile	1st Floor	753	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	6-10 years	
	Marker Board	1st Floor	40	LF	6	6-10 years	
	Walls - Plaster/Drywall	1st Floor	967	SF	6	10+ years	
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Classroom #103 (Regular Classroom)							

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	8	LF	6	10+ years	
	Ceiling - Splined	1st Floor	820	SF	6	10+ years	
	Doors - Transom Window	1st Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	10+ years	
	Floor - Tile	1st Floor	820	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	6	6-10 years	
	Marker Board	1st Floor	40	LF	6	6-10 years	
	Walls - Plaster/Drywall	1st Floor	1,068	SF	6	10+ years	
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Classroom #104 (Computer Lab)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	42	LF	6	10+ years	
	Ceiling - Splined	1st Floor	820	SF	6	10+ years	
	Chalk Board	1st Floor	20	LF	4	2-5 years	
	Doors - Transom Window	1st Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years	
	Floor - Tile	1st Floor	820	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	6	6-10 years	
	Marker Board	1st Floor	10	LF	6	6-10 years	
	Walls - Plaster/Drywall	1st Floor	937	SF	6	10+ years	
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Classroom #106 (Regular Classroom)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	8	LF	6	10+ years	
	Ceiling - Splined	1st Floor	820	SF	6	10+ years	
	Doors - Transom Window	1st Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	10+ years	
	Floor - Tile	1st Floor	820	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	6	6-10 years	
	Marker Board	1st Floor	40	LF	6	6-10 years	
	Walls - Plaster/Drywall	1st Floor	1,039	SF	6	10+ years	
<hr/>							
Classroom #108 (Regular Classroom)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	4	LF	6	10+ years	
	Ceiling - Lay-in	1st Floor	759	SF	7	10+ years	
	Chalk Board	1st Floor	20	LF	4	2-5 years	
	Doors - Transom Window	1st Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years	
	Floor - Tile	1st Floor	759	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	6-10 years	
	Marker Board	1st Floor	20	LF	7	6-10 years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Walls - Plaster/Drywall	1st Floor	892	SF	6	10+ years	
Classroom #201 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	4	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	751	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Tile	2nd Floor	751	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	30	LF	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	975	SF	6	10+ years	
Classroom #202 (Computer Lab)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Ceiling - Lay-in	2nd Floor	769	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Tile	2nd Floor	769	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	7	6-10 years	
	Marker Board	2nd Floor	50	LF	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	977	SF	6	10+ years	
	Wireless System	2nd Floor	1	EA	7	6-10 years	
Classroom #203 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	9	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	834	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	10+ years	
	Floor - Tile	2nd Floor	834	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	40	LF	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,072	SF	6	10+ years	
Classroom #204 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	4	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	834	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Tile	2nd Floor	834	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Marker Board	2nd Floor	40	LF	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,102	SF	6	10+ years	
Classroom #206 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	4	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	834	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	10+ years	
	Floor - Tile	2nd Floor	834	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	40	LF	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,072	SF	6	10+ years	
Classroom #207 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Ceiling - Lay-in	2nd Floor	759	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Tile	2nd Floor	759	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	7	6-10 years	
	Marker Board	2nd Floor	40	LF	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	926	SF	6	10+ years	
Classroom #208 (Science Lab Level 1)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	80	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	837	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Eye Wash Station	2nd Floor	1	EA	7	10+ years	
	Floor - Tile	2nd Floor	837	SF	6	10+ years	
	Gas Line	2nd Floor	8	EA	7	10+ years	
	Lighting - Lay-in	2nd Floor	2	EA	6	6-10 years	
	Lighting - Pendent/Surface	2nd Floor	12	EA	6	6-10 years	
	Marker Board	2nd Floor	10	LF	6	6-10 years	
	Science Lab Elements	2nd Floor	837	SF	7	10+ years	
	Science Lab Fume Hood	2nd Floor	1	EA	7	10+ years	
	Science Lab Shower	2nd Floor	1	EA	7	10+ years	
	Storage/ Closet	2nd Floor	4	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,264	SF	6	10+ years	
	Work Sink	2nd Floor	8	EA	7	10+ years	
Classroom #302 (Regular Classroom)							

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	4	LF	6	10+ years	
	Ceiling - Splined	3rd Floor	776	SF	6	10+ years	
	Doors - Transom Window	3rd Floor	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	10+ years	
	Floor - Tile	3rd Floor	776	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	6-10 years	
	Marker Board	3rd Floor	30	LF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,298	SF	6	10+ years	

Classroom #307 (Regular Classroom)

	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	4	LF	6	10+ years	
	Ceiling - Splined	3rd Floor	776	SF	6	10+ years	
	Doors - Transom Window	3rd Floor	1	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	10+ years	
	Floor - Tile	3rd Floor	776	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	7	EA	7	6-10 years	
	Marker Board	3rd Floor	30	LF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,319	SF	6	10+ years	

Classroom #308 (Regular Classroom)

	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	4	LF	6	10+ years	
	Ceiling - Splined	3rd Floor	776	SF	6	10+ years	
	Doors - Transom Window	3rd Floor	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	10+ years	
	Floor - Tile	3rd Floor	776	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	6	6-10 years	
	Marker Board	3rd Floor	40	LF	6	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,319	SF	6	10+ years	

Category : Interior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Corridor							
	Ceiling - Plaster/Drywall	1st Floor	2,041	SF	6	10+ years	
	Drinking Fountains - Double Fountain	1st Floor	1	EA	7	10+ years	
	Floor - Tile/Sheet	1st Floor	2,041	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	29	EA	7	6-10 years	
	Student Lockers - One Tier	1st Floor	34	EA	6	10+ years	
	Student Lockers - Two Tiers	1st Floor	29	EA	6	10+ years	
	Walls - Plaster/Drywall	1st Floor	2,173	SF	6	10+ years	

Category : Interior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Ceiling - Plaster/Drywall	2nd Floor	1,926	SF	6	10+ years	
	Drinking Fountains - Single Fountain	2nd Floor	2	EA	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	1,922	SF	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	4	SF	4	1-2 years	Broken tiles
	Lighting - Pendent/Surface	2nd Floor	27	EA	7	6-10 years	
	Student Lockers - One Tier	2nd Floor	9	EA	7	10+ years	
	Student Lockers - Two Tiers	2nd Floor	73	EA	6	10+ years	
	Walls - Plaster/Drywall	2nd Floor	2,173	SF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor North Corridor	756	SF	6	10+ years	
	Drinking Fountains - Double Fountain	3rd Floor North Corridor	2	EA	7	10+ years	
	Floor - Tile/Sheet	3rd Floor North Corridor	756	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor North Corridor	9	EA	6	6-10 years	
	Student Lockers - One Tier	3rd Floor North Corridor	14	EA	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor North Corridor	771	SF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor South Corridor	602	SF	6	10+ years	
	Floor - Tile/Sheet	3rd Floor South Corridor	602	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor South Corridor	7	EA	6	6-10 years	
	Walls - Plaster/Drywall	3rd Floor South Corridor	737	SF	6	10+ years	
	Ceiling - Plaster/Drywall	Basement	2,303	SF	6	10+ years	
	Doors - Steel Doors incl hw	Basement	8	EA	6	10+ years	
	Doors - Transom Window	Basement	72	SF	6	10+ years	
	Drinking Fountains - Double Fountain	Basement	1	EA	7	10+ years	
	Floor - Tile/Sheet	Basement	2,143	SF	7	10+ years	
	Floor - Wood	Basement	160	SF	6	10+ years	
	Lighting - Pendent/Surface	Basement	18	EA	6	6-10 years	
	Student Lockers - One Tier	Basement	16	EA	7	10+ years	
	Walls - Masonry	Basement	1,544	SF	6	10+ years	
	Walls - Plaster/Drywall	Basement	1,899	SF	6	10+ years	
Safety							
	Camera Viewing Station	1st Floor	1	EA	7	6-10 years	
	Security Cameras	1st Floor	14	EA	7	6-10 years	
Stairs							
	Ceiling - Plaster/Drywall	North	467	SF	6	10+ years	
	Floor - Tile	North	467	SF	6	10+ years	
	Handrails	North	170	LF	7	10+ years	
	Lighting - Pendent/Surface	North	4	EA	7	6-10 years	
	Stairs - Rubber	North	519	LF	6	10+ years	
	Walls - Plaster/Drywall	North	3,136	SF	6	10+ years	
	Ceiling - Plaster/Drywall	South	467	SF	6	10+ years	
	Floor - Tile	South	467	SF	6	10+ years	
	Handrails	South	170	LF	7	10+ years	
	Lighting - Pendent/Surface	South	4	EA	6	6-10 years	

Category : Interior

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Stairs - Rubber	South	519	LF	6	10+ years	
	Walls - Plaster/Drywall	South	3,136	SF	6	10+ years	
Vertical Conveyance							
	Elevator - Hydraulic Elevator	1st Floor	1	EA	6	10+ years	

Category : Site
Building : Site

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Civil/Drainage</u>							
	Civil/ Drainage - Catch Basin	Entire Site	4	EA	6	10+ years	
	Civil/ Drainage - Site Manhole	Entire Site	9	EA	6	10+ years	
	Civil/ Drainage - Site Manhole	Entire Site	1	EA	5	2-5 years	
<u>Fencing</u>							
	Fencing - Chain Link	Entire Site	200	LF	6	10+ years	Quantity Adjusted
	Fencing - Chain Link	Entire Site	32	LF	5	2-5 years	Mangled/Bent/Leaning gate
	Fencing - Guard Rail	Entire Site	85	LF	6	10+ years	
	Fencing - New Standard Ornamental	Entire Site	235	LF	6	10+ years	
	Fencing - New Standard Ornamental	Entire Site	5	LF	5	2-5 years	Rust/Bent and mangled sections
	Fencing - Wood Fencing w/ Steel Frame	Entire Site	98	LF	6	10+ years	
<u>Landscape</u>							
	Benches	Entire Site	2	EA	6	10+ years	
	Landscape - Grass	Entire Site	1,573	SF	6	10+ years	
	Landscape - Hardscape- Concrete	Entire Site	600	SF	6	10+ years	
	Landscape - Hardscape- Concrete	Entire Site	3,055	SF	5	2-5 years	Broken/Cracked/Displacement - Heave and settlement
	Parkway trees	Entire Site	16	EA	6	10+ years	Rank suspect as tree's roots are causing damage to perimeter Sidewalks in various locations. Item addressed in "perimeter Sidewalks"
	Parkway trees	Entire Site	1	EA	4	1-2 years	Missing Tree
	Planting Beds/ Area	Entire Site	584	SF	6	6-10 years	
	Trash Receptacles	Entire Site	2	EA	5	10+ years	W/3 additional garbage cans/containers
<u>Parking Lot</u>							
	Surface - Asphalt	South	14,500	SF	5	2-5 years	Quantity Adjusted
	Surface - Asphalt	South	9,551	SF	4	1-2 years	Potholes/Holes/Alligator cracking/material decomposition with remains from removed steel post and/or concrete postholes
	Trash Enclosure - Chain Links	South	1,512	SF	5	10+ years	Missing screening slats/gate leaning
<u>Sidewalks</u>							
	Sidewalks - Perimeter Sidewalks	Entire Site	8,106	SF	6	10+ years	
	Sidewalks - Perimeter Sidewalks	Entire Site	500	SF	5	1-2 years	Cracking
<u>Signage</u>							

Category : Site

Building : Site

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Flag Pole - Building Mounted Flag Pole	Entire Site	1	EA	6	10+ years	
	Marquee - Free Standing Back Lighted	Entire Site	1	EA	6	10+ years	
	Monument - Building Mounted Cut Letter Sign	Entire Site	1	EA	7	10+ years	

¹ It is very rare for assessors to find a feature in this condition. If assessors do, they are required to report it to CPS right away, and CPS facilities will address it immediately. As a result, no features should be ranked "1" in this report; by the time the report is compiled, they will have been resolved.

Definitions

- **Quantity** means, for each item, the total number (or amount) of that item that exists and was evaluated
- **Unit** means the generally accepted standard unit of measure for each item. Some items, like doors, are measured individually and use the unit of measurement "EA" for "each." Other items, like chimneys, are measured in terms of linear feet ("LF"). Still other items, like flooring, are generally measured in square feet ("SF").

Classroom Summary

Current Usage	Intended Usage	Room Location	Room Number	Floor Plan Room Number	Area (SF)	Glazed Window Area	Operable Window Area	Window Stop	Smart-Board
Building : Main									
Art Room	Kindergarten	1st Floor	101	101	753	120	60	Y	N
Computer Lab	Regular Classroom	1st Floor	104	104	820	85	45	Y	N
Computer Lab	Regular Classroom	2nd Floor	202	202	769	100	50	Y	N
Music Room	Play Room	Basement	001	Boys Play Room	1,161	40	20	Y	N
Regular Classroom	Regular Classroom	1st Floor	102	102	753	75	35	Y	N
Regular Classroom	Regular Classroom	1st Floor	103	103	820	100	50	Y	N
Regular Classroom	Regular Classroom	1st Floor	106	106	820	85	40	Y	N
Regular Classroom	Regular Classroom	1st Floor	108	108	759	120	60	Y	N
Regular Classroom	Regular Classroom	2nd Floor	201	201	751	140	70	Y	N
Regular Classroom	Regular Classroom	2nd Floor	203	203	834	100	50	Y	N
Regular Classroom	Regular Classroom	2nd Floor	204	204	834	100	50	Y	N
Regular Classroom	Regular Classroom	2nd Floor	206	206	834	100	50	Y	N
Regular Classroom	Regular Classroom	2nd Floor	207	207	759	90	60	Y	N
Regular Classroom	Regular Classroom	3rd Floor	302	302	776	100	50	Y	N
Regular Classroom	Regular Classroom	3rd Floor	307	307	776	90	35	Y	N
Regular Classroom	Regular Classroom	3rd Floor	308	308	776	10	50	Y	N
Science Lab Level 1	Library	Basement	007	Library	1,050	70	35	Y	N
Science Lab Level 1	Science Classroom	2nd Floor	208	208	837	140	70	Y	N